

TRANSFER
TAX
PAID

WARRANTY DEED

014397

66-34

JAMES G. BUSHEY and **THERESE L. BUSHEY**, of Waterville, County of Kennebec and State of Maine, for consideration paid, grant to **GWYNNELLYN R. BATTEN**, of Waterville, County of Kennebec and State of Maine, with **Warranty Covenants**, the land in Waterville, Kennebec County and State of Maine.

" A certain lot or parcel of land located in Waterville in the County of Kennebec and State of Maine, and described as follows, to wit:

Lot C as shown on a Plot Plan of Laurent L'Heureux and Tobi L. Schneider of Waterville, Maine, dated October 22, 1974, by William A. Lewis, Map #101, which Map is recorded in the Kennebec County Registry of Deeds in Book 46, Page 61.

Together with the right to use the proposed roadway designated "proposed street" for the purpose of ingress and egress from the roadway known as Main Street, Waterville, Maine and from the Ridge Road, Waterville, Maine, subject however, to the rights granted by the within Grantors to the City of Waterville, Maine, and the Kennebec Water District. This conveyance is also subject to a right-of-way granted to the Central Maine Power Company and more specifically described in the Kennebec Registry of Deeds in Book 1487, Page 203, and any other rights granted to Central Maine Power Company.

This conveyance is also subject to the following restrictions, which will be binding upon the said Grantees and all persons claiming or holding under or through said Grantees:

1. That said land shall be used only for residential purposes.
2. That no house for more than one family shall be built on said land and any dwelling erected thereon shall cost no less than ten thousand dollars (\$10,000.00).
3. No animals, except household pets, to be kept on the premises.
4. No buildings, including garages, shall be erected or placed on said land nearer to the lines of any street than twenty-eight feet (28'), and not nearer than fifteen feet (15') from any other boundary lines.
5. No fences shall be erected on said premises unless approved by Merton Levine, said restriction being set out in a Deed of Merton Levine dated October 17, 1974, and recorded in the Kennebec Registry of Deeds in Book 1773, Page 241. "

Meaning and intending to convey the same premises conveyed to James G.

D.J.E.B. &

Bushey and Therese L. Bushey, by warranty deed of Laurent L'Heureux and Tobi L. Schneider, dated January 24, 1984, and recorded in the Kennebec County Registry of Deeds in Book 2650, Page 18.

WITNESS our hands and seals this 12th day of June, 2000.

James G. Bushey
James G. Bushey
Therese L. Bushey
Therese L. Bushey

State of Maine
Kennebec, ss.

Then personally appeared the above named James G. Bushey and Therese Bushey and acknowledged the foregoing instrument to be their free act and deed.

Before me,



Thelma E. Gagne
Notary Public

THELMA E. GAGNE
NOTARY PUBLIC, MAINE
MY COMMISSION EXPIRES 11/02/2004

RECEIVED KENNEBEC SS.

2000 JUN 23 AM 9:00

ATTEST: Thelma E. Gagne
REGISTER OF DEEDS